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**UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA**

JPMORGAN CHASE BANK, N.A.,

Plaintiff,

vs.

SFR INVESTMENTS POOL 1, LLC, a
Nevada limited liability company;
DIAMOND CREEK COMMUNITY
ASSOCIATION, a Nevada non-profit
corporation; DIAMOND CREEK
HOMEOWNERS' ASSOCIATION, a
Nevada non-profit corporation; ZENA F.
N. CHEE, an individual,

Defendants.

CASE NO. 2:17-cv-00328-JCM-PAL

**STIPULATION AND ORDER TO STAY
ENTIRE CASE PENDING
SETTLEMENT**

(First Request)

SFR INVESTMENTS POOL 1, LLC, a
Nevada limited liability company,

Counterclaimant/Cross-Claimant,

vs.

JPMORGAN CHASE BANK, N.A.; ZENA
F. N. CHEE, an individual,

Counter-Defendant/Cross-Defendant.

1 Pursuant to Local Rules LR IA 6-2 and LR 7-1, Plaintiff/Counter-
2 Defendant/Cross-Defendant JPMorgan Chase Bank, N.A. ("Chase"),
3 Defendant/Counterclaimant/Cross-Claimant SFR Investments Pool 1, LLC ("SFR")
4 and Defendant Diamond Creek Homeowners' Association ("Diamond Creek")
5 (together collectively, the "Parties"), through their respective attorneys, stipulate as
6 follows:

7 1. On or about December 1, 2017, the Court entered an order extending
8 the discovery deadlines, which set the deadline to complete discovery for March 12,
9 2018 (ECF No. 55).

10 2. The Parties have since come to an agreement and are in the process of
11 finalizing settlement.

12 3. Given the resolution and to avoid wasting resources and incurring
13 potentially unnecessary expense associated with discovery, the Parties agree, and
14 hereby request, a stay of the case to give each side sufficient time and resources to
15 finalize settlement.

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4. The Parties make this stipulation in good faith and not for purposes of delay.

Dated: March 9, 2018

BALLARD SPAHR LLP

KIM GILBERT EBRON

By: /s/ Kyle A. Ewing
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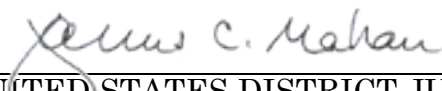
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By: /s/ Ashlie L. Surur
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Attorney for Diamond Creek Homeowners' Association

IT IS SO ORDERED:


UNITED STATES DISTRICT JUDGE
DATED: March 15, 2018